

## PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|-----------------------|
| 63 |        | EDMUND RD, ARLINGTON  |

## OWNERSHIP

|           |                 |       |       |            |
|-----------|-----------------|-------|-------|------------|
| Owner 1:  | HIGGINS DEIRDRE |       |       |            |
| Owner 2:  |                 |       |       |            |
| Owner 3:  |                 |       |       |            |
| Street 1: | 63 EDMUND ROAD  |       |       |            |
| Street 2: |                 |       |       |            |
| Twn/City: | ARLINGTON       |       |       |            |
| St/Prov:  | MA              | Cntry |       | Own Occ: Y |
| Postal:   | 02474           |       | Type: |            |

## PREVIOUS OWNER

|           |       |  |  |
|-----------|-------|--|--|
| Owner 1:  |       |  |  |
| Owner 2:  |       |  |  |
| Street 1: |       |  |  |
| Twn/City: |       |  |  |
| St/Prov:  | Cntry |  |  |
| Postal:   |       |  |  |

## NARRATIVE DESCRIPTION

This parcel contains .165 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1924, having primarily Wood Shingle Exterior and 1248 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

## OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
|      |            |        |          |
|      |            |        |          |
|      |            |        |          |

## PROPERTY FACTORS

| Item       | Code | Description | %   | Item    | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z          | R1   | SINGLE FA   | 100 | water   |      |             |
| o          |      |             |     | Sewer   |      |             |
| n          |      |             |     | Electri |      |             |
| Census:    |      |             |     | Exmpt   |      |             |
| Flood Haz: |      |             |     |         |      |             |
| D          |      |             |     | Topo    |      |             |
| s          |      |             |     | Street  |      |             |
| t          |      |             |     | Gas:    |      |             |

### LAND SECTION (First 7 lines only)

[illegible]

|              |         |              |      |             |     |            |               |           |  |        |         |            |  |        |         |
|--------------|---------|--------------|------|-------------|-----|------------|---------------|-----------|--|--------|---------|------------|--|--------|---------|
| Total AC/HA: | 0.16531 | Total SF/SM: | 7201 | Parcel LUC: | 101 | One Family | Prime NB Desc | ARLINGTON |  | Total: | 445,220 | Spl Credit |  | Total: | 445,200 |
|--------------|---------|--------------|------|-------------|-----|------------|---------------|-----------|--|--------|---------|------------|--|--------|---------|

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## Residential

**CARD****ARLINGTON****APPRAISED:**

**USE VALUE:**

**ASSESSED:**

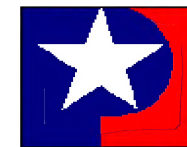
Total Card /

Total Parcel

**615,200**

**615,200**

**615,200**



**Patriot**  
Properties Inc.

**USER DEFINED**

|   |                |       |
|---|----------------|-------|
|   | Prior Id # 1:  | 61756 |
|   | Prior Id # 2:  |       |
|   | Prior Id # 3:  |       |
|   | Prior Id # 1:  |       |
|   | Prior Id # 2:  |       |
|   | Prior Id # 3:  |       |
|   | Prior Id # 1:  |       |
| 2 | Prior Id # 2:  |       |
|   | Prior Id # 3:  |       |
|   | ASR Map:       |       |
|   | Fact Dist:     |       |
|   | Reval Dist:    |       |
|   | Year:          |       |
|   | LandReason:    |       |
|   | BldReason:     |       |
|   | CivilDistrict: |       |
|   | Ratio:         |       |
|   |                |       |

### ACTIVITY INFORMATION

| Date      | Result      | By  | Name      |
|-----------|-------------|-----|-----------|
| 8/13/2018 | MEAS&NOTICE | BS  | Barbara S |
| 3/25/2009 | Measured    | 197 | PATRIOT   |
| 2/2/2000  | Mailer Sent |     |           |
| 2/2/2000  | Measured    | 197 | PATRIOT   |
| 6/1/1990  |             | PM  | Peter M   |
|           |             |     |           |
|           |             |     |           |
|           |             |     |           |

**Sign:** \_\_\_\_\_ VERIFICATION OF VISIT NOT DATA      \_\_\_\_/\_\_\_\_/\_\_\_\_

## IN PROCESS APPRAISAL SUMMARY

| Use Code                | Land Size                      | Building Value | Yard Items | Land Value | Total Value     |
|-------------------------|--------------------------------|----------------|------------|------------|-----------------|
| 101                     | 7201.000                       | 170,000        |            | 445,200    | 615,200         |
|                         |                                |                |            |            |                 |
|                         |                                |                |            |            |                 |
|                         |                                |                |            |            |                 |
| Total Card              | 0.165                          | 170,000        |            | 445,200    | 615,200         |
| Total Parcel            | 0.165                          | 170,000        |            | 445,200    | 615,200         |
| Source: Market Adj Cost | Total Value per SQ unit /Card: |                |            | 492.95     | /Parcel: 492.95 |

## PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes         | Date       |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|
| 2022   | 101 | FV  | 170,000    | 0         | 7,201.    | 445,200    | 615,200     |               | Year end      | 12/23/2021 |
| 2021   | 101 | FV  | 163,900    | 0         | 7,201.    | 445,200    | 609,100     |               | Year End Roll | 12/10/2020 |
| 2020   | 101 | FV  | 163,900    | 0         | 7,201.    | 445,200    | 609,100     | 609,100       | Year End Roll | 12/18/2019 |
| 2019   | 101 | FV  | 149,400    | 0         | 7,201.    | 451,600    | 601,000     | 601,000       | Year End Roll | 1/3/2019   |
| 2018   | 101 | FV  | 149,400    | 0         | 7,201.    | 337,100    | 486,500     | 486,500       | Year End Roll | 12/20/2017 |
| 2017   | 101 | FV  | 149,400    | 0         | 7,201.    | 305,300    | 454,700     | 454,700       | Year End Roll | 1/3/2017   |
| 2016   | 101 | FV  | 149,400    | 0         | 7,201.    | 292,600    | 442,000     | 442,000       | Year End      | 1/4/2016   |
| 2015   | 101 | FV  | 148,600    | 0         | 7,201.    | 248,100    | 396,700     | 396,700       | Year End Roll | 12/11/2014 |

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

**PAT ACCT.**

[illegible]

